

046.H

0001

0068.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

858,500 /

858,500

USE VALUE:

858,500 /

858,500

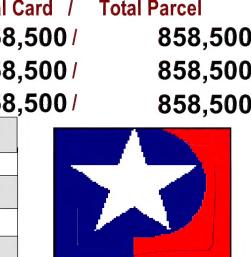
ASSESSED:

858,500 /

858,500

PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY



No	Alt No	Direction/Street/City
68		FRANKLIN ST, ARLINGTON

OWNERSHIP		Unit #:	68
Owner 1:	BUTLER CHRISTOPHER A		
Owner 2:	BUTLER JENNIFER H		
Owner 3:			

Street 1: 68 FRANKLIN STREET

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: NEWBY ROBERT E & EDWARD H -

Owner 2: -

Street 1: 68 FRANKLIN STREET

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1870, having primarily Clapboard Exterior and 2127 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code Descrip/No Amount Com. Int

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH									
Type: 99 - Condo Conv				Full Bath: 2	Rating: Very Good			648-0145, Building Number 1.													
Sty Ht: 2A - 2 Sty +Attic				A Bath:	Rating:																
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:																
Foundation: 3 - BrickorStone				A 3QBth:	Rating:																
Frame: 1 - Wood				1/2 Bath:	Rating:																
Prime Wall: 2 - Clapboard				A HBth:	Rating:																
Sec Wall:		%		OthrFix:	Rating:																
Roof Struct: 1 - Gable				OTHER FEATURES																	
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Good																
Color: BEIGE				A Kits:	Rating:																
View / Desir: N - NONE				Fpl: 0	Rating: Average																
GENERAL INFORMATION				WSFlue:	Rating:																
Grade: C - Average				CONDOS INFORMATION																	
Year Blt: 1870	Eff Yr Blt:			Location:																	
Alt LUC:		Alt %:		Total Units:																	
Jurisdct: G4		Fact: .		Floor: 1 - 1st Floor																	
Const Mod:				% Own: 25.000000000																	
Lump Sum Adj:				Name: 62 - 7020																	
INTERIOR INFORMATION				DEPRECIATION				REMODELING				RES BREAKDOWN									
Avg Ht/FL: STD				Phys Cond: GD - Good	18. %			Exterior:		No Unit	RMS	BRS	FL								
Prim Int Wall: 2 - Plaster				Functional:				Interior:		1	6	3	0								
Sec Int Wall:		%		Economic:				Additions:													
Partition: T - Typical				Special:				Kitchen:													
Prim Floors: 3 - Hardwood				Override:				Baths: 2002													
Sec Floors:		%		Total:	18.6 %			Plumbing:													
Bsmnt Flr:				CALC SUMMARY				Electric:													
Subfloor:				Basic \$ / SQ: 295.00				Heating:													
Bsmnt Gar:				Size Adj: 1.14365304				General:													
Electric: 3 - Typical				Const Adj: 1.00999999																	
Insulation: 2 - Typical				Adj \$ / SQ: 340.751																	
Int vs Ext: S				Other Features: 86500																	
Heat Fuel: 1 - Oil				Grade Factor: 1.00																	
Heat Type: 3 - Forced H/W				NBHD Inf: 1.29999995																	
# Heat Sys: 1				NBHD Mod:																	
% Heated: 100		% AC:		LUC Factor: 1.00																	
Solar HW: NO	Central Vac: NO			Adj Total: 1054662																	
% Com Wall:	% Sprinkled:			Depreciation: 196167				Juris. Factor: 1.00	Before Depr: 442.98												
				Depreciated Total: 858495				Special Features: 0	Val/Su Net: 403.62												
								Final Total: 858500	Val/Su SzAd: 403.62												
MOBILE HOME				Make:		Model:		Serial #:		Year:		Color:									
SPEC FEATURES/YARD ITEMS				PARCEL ID 046.H-0001-0068.0										IMAGE							
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value	AssessPro Patriot Properties, Inc			
More: N	Total Yard Items:	Total Special Features:										Total:									